

FOR LEASE > MULTI-TENANT INDUSTRIAL SUITES  
Carlsbad Oaks Commerce Center



5931-5933 Sea Lion Place | Carlsbad, CA 92010



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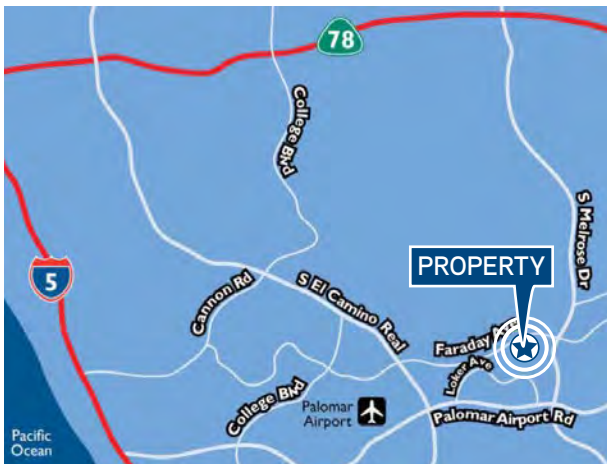


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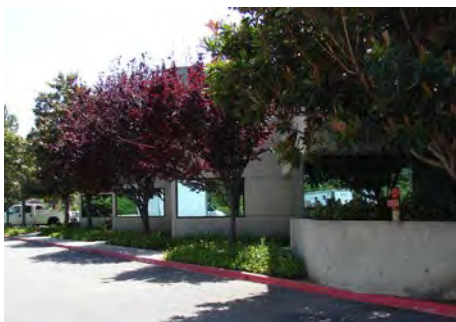
### PROPERTY HIGHLIGHTS

- » R&D/Tech campus environment
- » Grade-level loading
- » Mature landscaping
- » Close proximity to Palomar-McClellan Airport, shopping, restaurants, and housing
- » Quick access to I-5 and I-15 via Palomar Airport Road/W. San Marcos Boulevard
- » Gas stubbed to project

### AVAILABILITY

ADDRESS & SUITE	SF	IMPROVEMENTS/COMMENTS	LEASE RATE
5931 Sea Lion Place Suite 101	1,730	Reception, 3 private offices, open office, restroom, and warehouse   Available Nov. 1, 2017	\$1.19/SF + CAO E
5933 Sea Lion Place Suite 113	1,718	Reception, private office, restroom, and warehouse   Available Oct. 1, 2017	\$1.19/SF + CAO E

Common Area Operating Expense (CAOE) est. \$0.10/SF



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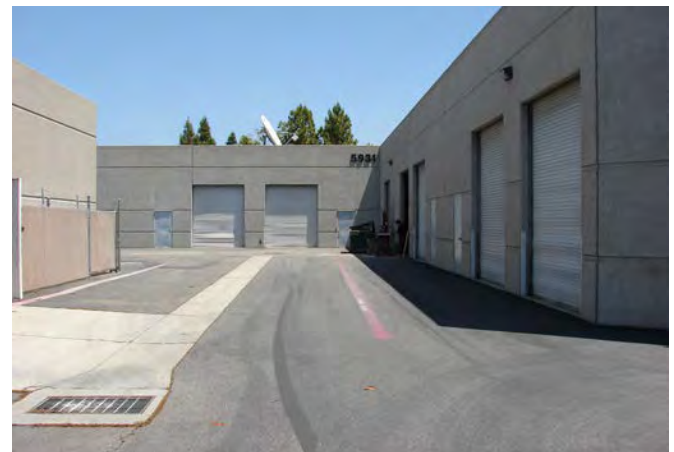
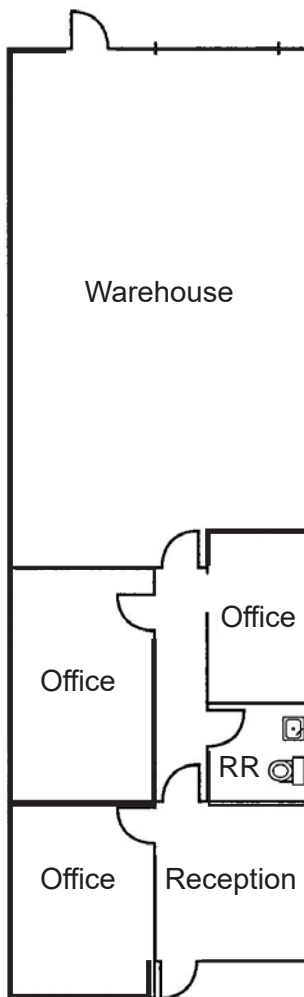
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### FLOOR PLAN

5931 Sea Lion Place  
Suite 101 | 1,730 SF



*Floor plan is not to scale and for general reference only.*

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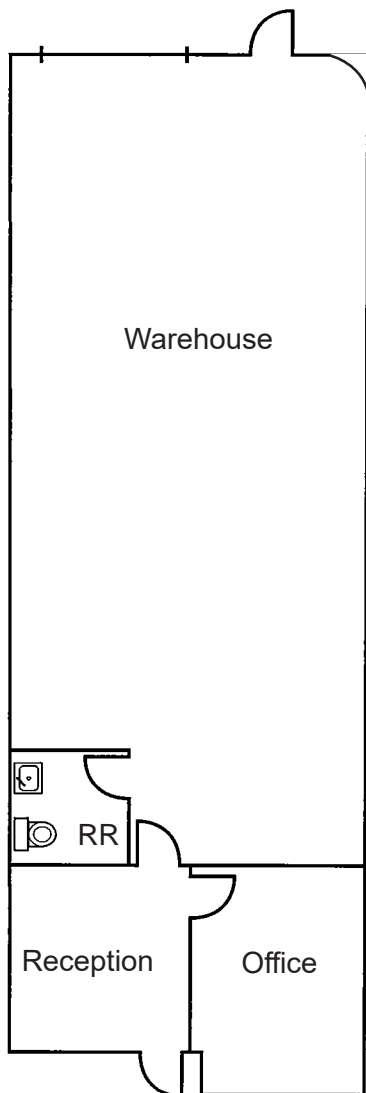
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### FLOOR PLAN

5933 Sea Lion Place  
Suite 113 | 1,718 SF



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### AERIAL



### SITE PLAN

 Available



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